

**UNITED STATES BANKRUPTCY COURT
MIDDLE DISTRICT DISTRICT OF PENNSYLVANIA
WILKES BARRE DIVISION**

In re: JUANA ORTIZ

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Case No. 5:22-bk-00155

Debtor(s)

CHAPTER 13 STANDING TRUSTEE'S FINAL REPORT AND ACCOUNT

Jack N. Zaharopoulos, Chapter 13 Trustee, submits the following Final Report and Account of the administration of the estate pursuant to 11 U.S.C § 1302(b)(1). The Trustee declares as follows:

- 1) The case was filed on 01/28/2022.
- 2) The plan was confirmed on 07/26/2022.
- 3) The plan was modified by order after confirmation pursuant to 11 U.S.C § 1329 on 09/28/2023, 10/27/2023, 05/06/2025, 06/03/2025.
- 4) The Trustee filed action to remedy default by the debtor(s) in performance under the plan on 07/25/2023.
- 5) The case was completed on 07/14/2025.
- 6) Number of months from filing or conversion to last payment: 41.
- 7) Number of months case was pending: 43.
- 8) Total value of assets abandoned by court order: NA.
- 9) Total value of assets exempted: \$13,670.00.
- 10) Amount of unsecured claims discharged without full payment: \$0.00.
- 11) All checks distributed by the Trustee relating to this case have cleared the bank.

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Receipts:

Total paid by or on behalf of the debtor(s)	\$ 25,854.28	
Less amount refunded to debtor(s)	\$ 0.00	
NET RECEIPTS		\$ 25,854.28

Expenses of Administration:

Attorney's Fees Paid Through the Plan	\$ 5,100.00	
Court Costs	\$ 0.00	
Trustee Expenses & Compensation	\$ 1,721.27	
Other	\$ 0.00	
TOTAL EXPENSES OF ADMINISTRATION		\$ 6,821.27
Attorney fees paid and disclosed by debtor(s):	\$ 1,000.00	

Scheduled Creditors:

Creditor Name	Class	Claim Scheduled	Claim Asserted	Claim Allowed	Principal Paid	Interest Paid
TULLIO DeLUCA, ESQUIRE	Lgl	0.00	NA	NA	5,100.00	0.00
LAND HOME FINANCIAL SERVICES, Sec		0.00	NA	NA	0.00	0.00
RUSHMORE SERVICING	Sec	40,660.00	7,116.09	8,031.09	8,031.09	0.00
HAZLETON CITY AUTHORITY	Sec	3,923.39	3,923.39	3,923.39	3,923.39	0.00
HAZLETON CITY AUTHORITY	Sec	410.11	410.11	410.11	188.88	0.00
MUNICIPAL AUTHORITY OF HAZLE	Sec	216.00	216.30	216.30	216.30	0.00
MUNICIPAL AUTHORITY OF HAZLE	Sec	210.75	210.75	210.75	101.11	0.00
LAND HOME FINANCIAL SERVICES, Sec		153,312.77	152,312.77	20,231.12	6,572.24	0.00

Summary of Disbursements to Creditors:

	Claim Allowed	Principal Paid	Interest Paid
Secured Payments:			
Mortgage Ongoing	\$ 8,031.09	\$ 8,031.09	\$ 0.00
Mortgage Arrearage	\$ 20,231.12	\$ 6,572.24	\$ 0.00
Debt Secured by Vehicle	\$ 0.00	\$ 0.00	\$ 0.00
All Other Secured	\$ 4,760.55	\$ 4,429.68	\$ 0.00
TOTAL SECURED:	\$ 33,022.76	\$ 19,033.01	\$ 0.00
Priority Unsecured Payments:			
Domestic Support Arrearage	\$ 0.00	\$ 0.00	\$ 0.00
Domestic Support Ongoing	\$ 0.00	\$ 0.00	\$ 0.00
All Other Priority	\$ 0.00	\$ 0.00	\$ 0.00
TOTAL PRIORITY:	\$ 0.00	\$ 0.00	\$ 0.00
GENERAL UNSECURED PAYMENTS:	\$ 0.00	\$ 0.00	\$ 0.00

Disbursements:

Expenses of Administration	\$ 6,821.27	
Disbursements to Creditors	\$ 19,033.01	
TOTAL DISBURSEMENTS:		\$ 25,854.28

12) The Trustee certifies that, pursuant to Federal Rule of Bankruptcy Procedure 5009, the estate has been fully administered, the foregoing summary is true and complete, and all administrative matters for which the Trustee is responsible have been completed. The Trustee requests a final decree be entered that discharges the Trustee and grants such other relief as may be just and proper.

Date: 09/08/2025

By: /s/ Jack N. Zaharopoulos
STANDING CHAPTER 13 TRUSTEE

STATEMENT: This Uniform Form is associated with an open bankruptcy case, therefore, Paperwork Reduction Act exemption 5 C.F.R. § 1320.4(a)(2) applies.

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